

## \$255,000 - 301 9809 110 Street, Edmonton

MLS® #E4437149

**\$255,000**

2 Bedroom, 2.00 Bathroom, 1,346 sqft

Condo / Townhouse on 0.00 Acres

Westwind Estates, Edmonton, AB

Welcome Home!! Super location, 3rd floor unit in Westwind Estates. Large entrance to this suite and opens to a very spacious living room featuring a wood burning fireplace and a super large balcony with views all around. 2 bedroom, 2 bathroom suite with vinyl plank flooring thru-out. Dining area adjoins the galley kitchen and unit features in-suite laundry and loads of storage space. Heated underground parking is also included. Super location with just a short walk to the river valley, shopping, restaurants and the LRT.

Built in 1977

### Essential Information

MLS® #	E4437149
Price	\$255,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,346
Acres	0.00
Year Built	1977
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Single Level Apartment
Status	Active

### Community Information



Address	301 9809 110 Street
Area	Edmonton
Subdivision	WÃ©hkwÃ¢ntÃ´win
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5K 2J9

### Amenities

Amenities	Deck, No Smoking Home, Parking-Visitor, Pool-Indoor, Secured Parking
Parking	Underground
Has Pool	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplaces	Brick Facing, Masonry
# of Stories	12
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Stucco
Exterior Features	Recreation Use, Schools, Shopping Nearby, View City, See Remarks
Roof	Tar & Gravel
Construction	Concrete, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 17th, 2025
Days on Market	31
Zoning	Zone 12
Condo Fee	\$953

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Listing information last updated on June 17th, 2025 at 3:32pm MDT